

Baseline Surveying, Inc.

Land Surveying and Construction Layout

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THENCE LEAVING THE SAID CANAL LANDS AND TRAVERSING THROUGH PARCEL 2 OF THE ABOVE SAID MOORE KEYSTONE INHERITANCE TRUST PARCEL THE FOLLOWING 14 COURSES AND DISTANCES:

1. SOUTH 48 DEGREES 31 MINUTES 57 SECONDS EAST 7.30 FEET TO AN IRON PIN SET;
2. SOUTH 29 DEGREES 37 MINUTES 19 SECONDS EAST 44.48 FEET TO AN IRON PIN SET;
3. SOUTH 05 DEGREES 39 MINUTES 28 SECONDS EAST 81.39 FEET TO AN IRON PIN SET;
4. SOUTH 01 DEGREES 34 MINUTES 18 SECONDS WEST 88.97 FEET TO AN IRON PIN SET;
5. SOUTH 07 DEGREES 21 MINUTES 06 SECONDS EAST 61.33 FEET TO AN IRON PIN SET;
6. SOUTH 14 DEGREES 34 MINUTES 25 SECONDS WEST 33.51 FEET TO AN IRON PIN SET;
7. SOUTH 37 DEGREES 59 MINUTES 20 SECONDS WEST 99.51 FEET TO AN IRON PIN SET;
8. SOUTH 30 DEGREES 30 MINUTES 26 SECONDS WEST 117.15 FEET TO AN IRON PIN SET;
9. SOUTH 38 DEGREES 29 MINUTES 07 SECONDS WEST 35.99 FEET TO AN IRON PIN SET;
10. SOUTH 53 DEGREES 51 MINUTES 59 SECONDS WEST 100.30 FEET TO AN IRON PIN SET;
11. WITH A CURVE TO THE LEFT HAVING A RADIUS OF 65.43 FEET, A CHORD BEARING AND DISTANCE OF SOUTH 40 DEGREES 55 MINUTES 48 SECONDS WEST 34.94 FEET, AN ARC DISTANCE OF 35.37 FEET AND A DELTA ANGLE OF 30 DEGREES 58 MINUTES 36 SECONDS TO AN IRON PIN SET;
12. NORTH 33 DEGREES 59 MINUTES 53 SECONDS WEST 87.42 FEET TO AN IRON PIN SET;
13. SOUTH 46 DEGREES 24 MINUTES 51 SECONDS WEST 270.30 FEET TO AN IRON PIN SET;
14. NORTH 30 DEGREES 09 MINUTES 23 SECONDS WEST 167.05 FEET TO THE **PLACE OF BEGINNING**.

CONTAINING 3.534 ACRES TOTAL FROM PARCEL NUMBER 10-04-15-02-000 (PART). SUBJECT TO ALL APPLICABLE EASEMENTS.

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983 (2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.

I, MICHAEL D. NICHOLS, PS 6923, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 25TH DAY OF MARCH 2025, FROM A FIELD SURVEY COMPLETED BY ME ON THE 17TH DAY OF MARCH 2025.

OFFICE COPY
NOT RECORDABLE

MICHAEL D. NICHOLS
PROFESSIONAL SURVEYOR 6923



DESCRIPTION

APPROVED

By: Michael D. Nichols

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

4/2/25
DATE